

# Declare parcel R323437 located west of 3939 N. Marine Drive as surplus property (Hearing; Ordinance)



*Surplus Property Process*

*April 10, 2024 - Agenda Item #293*



**PBOT**  
PORTLAND BUREAU OF TRANSPORTATION

*Staff presenting: Kevin Balak, Right-of-Way Program Supervisor*



# Proposed Surplus Area



# Current Conditions

- Property zoned Heavy Industrial (IH)
- Vacant parking lot with one light pole
- Portland General Electric has a 15 foot wide electrical distribution easement along the eastern property boundary

# Background

- City acquired the parcel in 1996 for the construction of the North Marine Drive Project.
- Driveway access, through easements or ownership, will be preserved for the adjacent owners at the time of sale.
- PBOT will reserve a 10 foot wide easement to maintain the existing soundwall along N Marine Dr.

# Surplus Process

- Property circulated to PBOT and all other City bureaus for comment with no bureau interest to retain for City use.
- Physical signage posted, neighborhood mailers circulated, property placed on City website, and comments received for the mandatory 60-day external notification period
- Upon City approval, PBOT will solicit independent appraisal and sell on open market for fair market value

# Summary of Comments Received

- Access for houseboat and truck tenants
- Concern over noise level from any future development
- Notification when property is on market

